

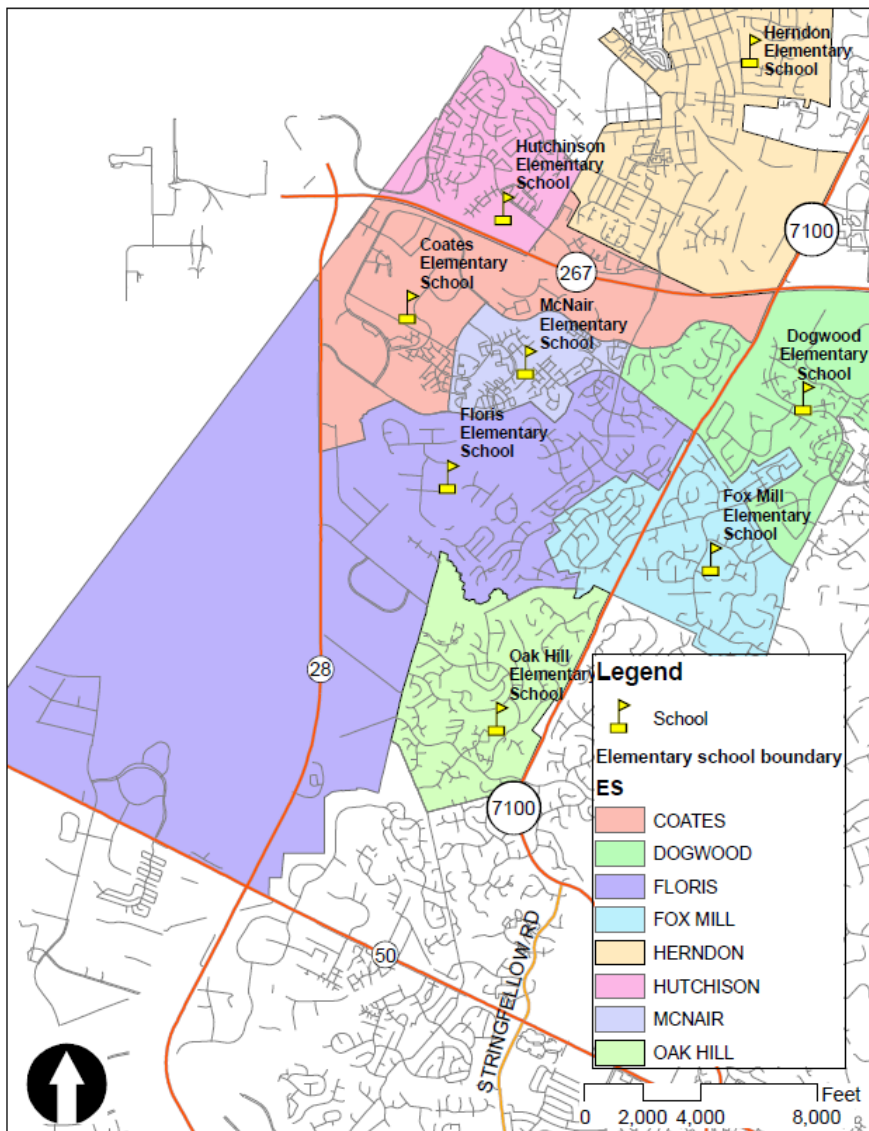
## July 13, 2010 - Route 28 Station-South Planning Study – FCPS Handout

- The schools serving the Route 28 Station-South Study are Coates Elementary, McNair Elementary, Carson Middle, and Westfield High. It is noted that Land Unit A is within the Coates, Carson, and Westfield boundaries. Land Unit B is within the McNair, Carson, and Westfield boundaries. The chart below shows the existing school capacity, enrollment, and projected six year enrollment. It is noted that student enrollment projections are now being done on a six year cycle each year and beyond this horizon, student enrollment projections are unknown.

School	Capacity	Enrollment (9/30/09)	2010-2011 Projected Enrollment	Capacity Balance 2010-2011	2015-16 Projected Enrollment	Capacity Balance 2015-16
Coates ES	583	543	650	-67	773	-190
McNair ES	910	637	702	208	807	103
Carson MS	1,208	1,251	1,257	-49	1,375	-167
Westfield HS	2,823	2,900	2,855	-32	2,810	13

Capacity and enrollment are based on the 2011-15 CIP and update

## School Boundaries



- The chart below shows the anticipated students based on the current County-wide student yield ratio.

Route 28 Station - South Study Residential Development														
	Existing	ES	MS	HS	Zoned		ES	MS	HS	Current Plan	ES	MS	HS	
					Δ	Sub-total				Δ				Sub-total
SF & Townhouse	885	208	62	132	3	888	1	0	0	649	153	46	97	1537
MF low-rise	1614	220	52	107	702	2316	95	22	46	178	24	6	12	2494
MF mid & high-rise	0	0	0	0	1465	1465	69	19	40	2131	100	28	58	3596
<b>TOTAL</b>	<b>2499</b>	<b>428</b>	<b>114</b>	<b>239</b>	<b>2170</b>	<b>4669</b>	<b>165</b>	<b>41</b>	<b>86</b>	<b>2958</b>	<b>277</b>	<b>80</b>	<b>167</b>	<b>7627</b>
					<b>781 total</b>					<b>292 total</b>				
												<b>527 total</b>		

- Current County-wide student yield ratio

<b>Single Family Detached</b>	.266 Elementary .084 Middle <u>.181 High</u> .531 Total	<b>Low-rise Multi-family</b> (≤ 4 stories)	.136 Elementary .032 Middle <u>.066 High</u> .234 Total
<b>Single Family Attached</b> (Townhouse)	.204 Elementary .057 Middle <u>.118 High</u> .379 Total	<b>Mid/High Rise Multi-family</b> (> 4 stories)	.047 Elementary .013 Middle <u>.027 High</u> .087 Total

- The county-wide student yield ratio is used primarily in determining appropriate monetary proffer recommendations from developers for zoning applications. FCPS and County staff have been working collaboratively to address school facility needs in the planning and development review process.
- The FCPS projected student enrollment horizon is much shorter (now 6 years at the school-level) than the horizon for the Reston Planning Committee (which was stated variously as either 30 or 40 years).
- Potential residential developments that are not expected to be completed and occupied within the 6-year student enrollment projection horizon are not included in the projections.
- Many factors are considered when developing student enrollment projections including births, general population characteristics, race/ethnicity, residential development, economic factors such as employment changes, housing sales and prices; as well as, other factors such as BRAC (Base Realignment and Closure) actions.
- Potential school sites for addressing the projected capacity deficits should be considered as part of the planning process. In addition, considerations should be given to the potential for capacity enhancements, potential boundary changes, and/or program changes. Developing new schools on sites with compatible land uses (co-location) may also become a viable option.
- Alternative school facilities could be accommodated provided that all safety, security, and educational specifications are met.